

PROPERTY LOCATION

No	Alt No	Direction/Street/City
40		SUTHERLAND RD, ARLINGTON

OWNERSHIP

OWNERSHIP		Unit #:	
Owner 1:	POPIEL EDWARD & RAMONA		
Owner 2:			
Owner 3:			
Street 1:	40 SUTHERLAND RD		
Street 2:			
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	Own Occ: Y
Postal:	02476	Type:	

PREVIOUS OWNER

Owner 1:	HART CRISTINA & -		
Owner 2:	ROLLAT GEOFFROY -		
Street 1:	40 SUTHERLAND ROAD		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02476		

NARRATIVE DESCRIPTION

This parcel contains .046 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1925, having primarily Vinyl Exterior and 840 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 5 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	7	Steep
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA:	0.04649	Total SF/SM:	2025	Parcel LUC:	101	One Family	Prime NB Desc	ARLINGTON	Total:	336.524	Spl Credit	Total:	336.500
--------------	---------	--------------	------	-------------	-----	------------	---------------	-----------	--------	---------	------------	--------	---------

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

Residential

CARD**ARLINGTON**

APPRAISED:

USE VALUE:

ASSESSED:

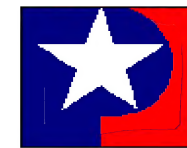
Total Card /

Total Parcel

528,300

528,300

528,300



Patriot
Properties Inc.

USER DEFINED

	Prior Id # 1:	115057
	Prior Id # 2:	
	Prior Id # 3:	
	Prior Id # 1:	
	Prior Id # 2:	
	Prior Id # 3:	
	Prior Id # 1:	
4	Prior Id # 2:	
	Prior Id # 3:	
	ASR Map:	
	Fact Dist:	
	Reval Dist:	
	Year:	
	LandReason:	
	BldReason:	
	CivilDistrict:	
	Ratio:	

ACTIVITY INFORMATION

Date	Result	By	Name
6/27/2018	MEAS&NOTICE	BS	Barbara S
2/12/2018	SQ Returned	MM	Mary M
2/1/2018	Mail Update	EMK	Ellen K
10/21/2008	Meas/Inspect	163	PATRIOT
10/30/2005	MLS	MM	Mary M
1/7/2001	MLS	MM	Mary M
2/26/2000	Inspected	264	PATRIOT
12/21/1999	Mailer Sent		
12/14/1999	Measured	263	PATRIOT
Sign:	VERIFICATION OF VISIT NOT DATA		___/___/___

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	2025.000	191,800		336,500	528,300		115057
							GIS Ref
							GIS Ref
Total Card	0.046	191,800		336,500	528,300	Entered Lot Size	GIS Ref
Total Parcel	0.046	191,800		336,500	528,300	Total Land:	Insp Date
Source: Market Adj Cost		Total Value per SQ unit /Card:		628.93	/Parcel: 628.93	Land Unit Type:	06/07/18

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date		
2022	101	FV	191,800	0	2,025.	336,500	528,300		Year end	12/23/2021	PRINT	
2021	101	FV	186,600	0	2,025.	336,500	523,100		Year End Roll	12/10/2020		
2020	101	FV	186,600	0	2,025.	336,500	523,100	523,100	Year End Roll	12/18/2019	12/30/21	17:01:35
2019	101	FV	159,200	0	2,025.	331,700	490,900	490,900	Year End Roll	1/3/2019	LAST REV	
2018	101	FV	159,200	0	2,025.	254,800	414,000	414,000	Year End Roll	12/20/2017		
2017	101	FV	157,000	0	2,025.	240,400	397,400	397,400	Year End Roll	1/3/2017	03/10/20	09:32:5
2016	101	FV	157,000	0	2,025.	221,100	378,100	378,100	Year End	1/4/2016	danam	
2015	101	FV	148,500	0	2,025.	206,700	355,200	355,200	Year End Roll	12/11/2014		

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
HART CRISTINA &	69876-487		9/1/2017		520,000	No	No		
MACRANDER CHRIS	65834-85		7/31/2015		455,000	No	No		
HANDLER ERIC W/	61709-223		4/30/2013		376,000	No	No		
CRAWFORD ALICE	45663-173		7/21/2005		395,000	No	No		
CRAWFORD ALICE	45022-334		4/20/2005	Family	1	No	No		
CRAWFORD ALICE	33213-545		7/1/2001	Family	1	No	No		
BUTLER PETER/ET	31826-469		9/15/2000		236,111	No	No		
BUTLER PETER/ET	29251-283		10/21/1998	Family	1	No	No	A	

BUILDING PERMITS

[illegible]

